

**SNAPSHOT of HOME Program Performance--As of 06/30/11**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

| Category   | PJ       | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):* |         |         |
|--|----------|---------------|------------|---------------|------------------------------|---------|---------|
|  |          |               |            |               | Group                        | C       | Overall |
| Program Progress:  |          |               |            | PJs in State: | 20                           |         |         |
| % of Funds Committed   | 93.31 %  | 89.95 %       | 13         | 92.63 %       | 47                           | 49      |         |
| % of Funds Disbursed   | 89.20 %  | 83.88 %       | 8          | 86.67 %       | 64                           | 62      |         |
| Leveraging Ratio for Rental Activities                           | 3.2      | 3.3           | 7          | 5.03          | 40                           | 35      |         |
| % of Completed Rental Disbursements to All Rental Commitments*** | 100.00 % | 96.50 %       | 1          | 88.14 %       | 100                          | 100     |         |
| % of Completed CHDO Disbursements to All CHDO Reservations***    | 91.23 %  | 76.51 %       | 4          | 76.19 %       | 77                           | 80      |         |
| Low-Income Benefit:  |          |               |            |               |                              |         |         |
| % of 0-50% AMI Renters to All Renters                            | 87.95 %  | 86.75 %       | 7          | 81.48 %       | 56                           | 62      |         |
| % of 0-30% AMI Renters to All Renters***                         | 59.84 %  | 51.99 %       | 6          | 45.62 %       | 69                           | 75      |         |
| Lease-Up:  |          |               |            |               |                              |         |         |
| % of Occupied Rental Units to All Completed Rental Units***      | 98.80 %  | 97.05 %       | 8          | 96.17 %       | 44                           | 46      |         |
| Overall Ranking:   |          |               | In State:  | 3 / 20        | Nationally:                  | 85 88   |         |
| HOME Cost Per Unit and Number of Completed Units:                |          |               |            |               |                              |         |         |
| Rental Unit  | \$16,297 | \$28,394      |            | \$28,750      | 249 Units                    | 26.40 % |         |
| Homebuyer Unit   | \$12,170 | \$17,762      |            | \$15,714      | 495 Units                    | 52.40 % |         |
| Homeowner-Rehab Unit   | \$20,982 | \$22,901      |            | \$21,140      | 200 Units                    | 21.20 % |         |
| TBRA Unit  | \$0      | \$5,452       |            | \$3,230       | 0 Units                      | 0.00 %  |         |

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Lansing MI

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

**PJ:**

**State:\***

**National:\*\***

**Rental**

**Homebuyer**

**Homeowner**

|           |
|-----------|
| \$67,546  |
| \$83,925  |
| \$103,194 |

|          |
|----------|
| \$61,047 |
| \$74,767 |
| \$78,960 |

|          |
|----------|
| \$32,177 |
| \$19,640 |
| \$24,147 |

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:**

**National Avg:**

|     |   |
|-----|---|
| 5.0 | % |
| 1.2 | % |

**R.S. Means Cost Index:** 0.97

|  | Rental<br>% | Homebuyer<br>% | Homeowner<br>% | TBRA<br>% |
|--|-------------|----------------|----------------|-----------|
| <b>RACE:</b>                             |             |                |                |           |
| White:                                   | 42.9        | 54.9           | 63.5           | 0.0       |
| Black/African American:                  | 46.6        | 28.5           | 30.0           | 0.0       |
| Asian:                                   | 0.0         | 0.2            | 0.0            | 0.0       |
| American Indian/Alaska Native:           | 0.4         | 0.0            | 0.5            | 0.0       |
| Native Hawaiian/Pacific Islander:        | 0.0         | 0.4            | 0.0            | 0.0       |
| American Indian/Alaska Native and White: | 0.0         | 0.2            | 0.0            | 0.0       |
| Asian and White:                         | 0.0         | 0.0            | 0.0            | 0.0       |
| Black/African American and White:        | 0.0         | 0.6            | 0.0            | 0.0       |
| American Indian/Alaska Native and Black: | 0.0         | 0.2            | 0.0            | 0.0       |
| Other Multi Racial:                      | 0.4         | 1.4            | 0.0            | 0.0       |
| Asian/Pacific Islander:                  | 1.6         | 0.6            | 0.5            | 0.0       |

### ETHNICITY:

|          |     |      |     |     |
|----------|-----|------|-----|-----|
| Hispanic | 8.1 | 12.7 | 5.5 | 0.0 |
|----------|-----|------|-----|-----|

### HOUSEHOLD SIZE:

|                    |      |      |      |     |
|--------------------|------|------|------|-----|
| 1 Person:          | 44.5 | 35.8 | 42.5 | 0.0 |
| 2 Persons:         | 26.7 | 23.0 | 26.0 | 0.0 |
| 3 Persons:         | 14.6 | 18.2 | 11.5 | 0.0 |
| 4 Persons:         | 8.5  | 12.5 | 12.0 | 0.0 |
| 5 Persons:         | 3.2  | 4.0  | 3.5  | 0.0 |
| 6 Persons:         | 2.0  | 3.4  | 1.5  | 0.0 |
| 7 Persons:         | 0.4  | 1.4  | 1.5  | 0.0 |
| 8 or more Persons: | 0.0  | 1.4  | 1.5  | 0.0 |

### HOUSEHOLD TYPE:

|                        |      |      |      |     |
|------------------------|------|------|------|-----|
| Single/Non-Elderly:    | 46.6 | 39.2 | 36.5 | 0.0 |
| Elderly:               | 2.8  | 2.4  | 18.0 | 0.0 |
| Related/Single Parent: | 39.7 | 30.3 | 26.5 | 0.0 |
| Related/Two Parent:    | 5.7  | 20.2 | 14.0 | 0.0 |
| Other:                 | 5.3  | 7.7  | 5.0  | 0.0 |

### SUPPLEMENTAL RENTAL ASSISTANCE:

|                |      |                  |
|----------------|------|------------------|
| Section 8:     | 16.6 | 0.0 <sup>#</sup> |
| HOME TBRA:     | 0.0  |                  |
| Other:         | 6.9  |                  |
| No Assistance: | 76.5 |                  |

**# of Section 504 Compliant Units / Completed Units Since 2001** 0

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Lansing State: MI Group Rank: 85  
 (Percentile)  
 State Rank: 3 / 20 PJs Overall Rank: 88  
 (Percentile)  
 Summary: 0 / Of the 5 Indicators are Red Flags

| FACTOR                              | DESCRIPTION   | THRESHOLD* | PJ RESULTS   | RED FLAG |
|-------------------------------------|---|------------|--------------|----------|
| 4                                   | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 85.50%   | <b>100</b>   |          |
| 5                                   | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS    | < 60.40%   | <b>91.23</b> |          |
| 6                                   | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME                  | < 70%**    | <b>87.95</b> |          |
| 8                                   | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS                | < 92.15%   | <b>98.8</b>  |          |
| "ALLOCATION-YEARS" NOT DISBURSED*** |   | > 2.980    | <b>2.25</b>  |          |

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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